

1. DRIVEWAY ACCESS MANAGEMENT. Guidelines for driveway access points along non-local streets and thoroughfares (Classes I and II when allowed, and Classes III through V) are as follows:
- a. NUMBER OF DRIVEWAY ACCESS POINTS. While all lots or parcels are entitled to at least one driveway on an adjacent public street, new development should minimize or eliminate individual curb cuts along arterials. Where possible, vehicular access should be shared with adjacent properties and/or alleys should be utilized for access. The artificial division of a single parcel or development site to increase the number of access points is not permitted. All lots, parcels, or any other division of land adjacent to non-local streets may be allowed driveways or street connections in accordance with the following, except where access is otherwise limited or controlled.

PARCEL FRONTAGE	NUMBER OF DRIVEWAYS ALLOWED
< 350 ft	1
351 – 600 ft	2
>601 ft	3

- b. Special Provisions for Wide Street Frontage. Additional driveways may be possible on properties with six hundred feet (600') or more of street frontage, when there is a clear need to provide separate access points for different types of traffic, such as emergency vehicles, large tractor trailers, buses, and private passenger vehicles, to the same property, and/or when topography or street configuration cause an insufficient sight distance for the design speed of the roadway. When additional driveway locations are requested the following elements shall be submitted jointly to the Town Planning Office, Town Public Works Department, Mecklenburg County LUESA, and NCDOT (if applicable):
- A written explanation of the need to separate different types of vehicular traffic as it enters the site, including a description and anticipated number of different types of vehicles entering and exiting the site, and the time of day any conflicts may be anticipated;
 - A written explanation with accompanying scaled drawing of the current road configuration, outlining the design speed of the road, all public or private vehicular access points within three hundred feet (300') of the proposed new driveway location, any curve that creates a reduction in sight distance for drivers, any topographic changes, any groves of trees, buildings, signs, other structures, or other visual impairments for traffic either entering or exiting the site which would indicate the need for additional driveways;
 - A description of the pavement material and cross section for construction of each existing and proposed driveway;
 - A site plan, drawn to scale, showing the location of all existing and proposed improvements to the site (building footprints, parking lots, curb lines, trash dumpster location, signs, landscaping, detention facilities, etc.); any public or private driveways, streets or curb cuts (used or unused) within three hundred feet (300') of the site; location of any off-site structures, landscaping, etc., that may cause a reduction in sight distance; and topography lines at ten foot (10') intervals minimum, or four foot (4') intervals if visibility is indicated as restricted due to existing land contours or proposed grading.

A request for any additional driveway shall be jointly submitted to the Town Public Works and Planning offices, Mecklenburg County LUESA, and NCDOT (if applicable). If all involved

agencies determine the need has been accurately defined, then a driveway permit for such additional driveways will be allowed. [Formerly §153.096(A).]

- c. LOCATION OF DRIVEWAY ACCESS POINTS ON NONLOCAL (CLASS V OR HIGHER) ROADWAYS.
- i. No driveway may be located within fifty feet (50') of the corner of two intersecting streets.
 - ii. No driveway may be located at the road right-of-way within twenty feet (20') of any property line for any nonresidential or multi-family uses.
 - iii. For any nonresidential or multi-family uses, if a driveway exists on an adjoining lot, no new driveway may be located at the road right-of-way within forty feet (40') of the existing driveway either on that lot or an adjoining lot except where both property owners agree to have a single driveway for joint usage.
 - iv. Driveways for detached single-family, two-family/duplex, or single-family attached uses shall be located at least ten feet (10') from a property line at the road right-of-way.
 - v. Within the Downtown Overlay, the twenty foot (20') distance from a property line may be reduced when a parcel's lot width is insufficient for a driveway to be placed completely to the side of a building (existing, expanded, or new) when the building's front wall dimension parallel to the street is at least forty five percent (45%) of the lot width, and the lot width is less than one hundred feet (100'). Any request for reduction of this provision shall be written on the parcel's Downtown Overlay compliance site plan, and shall be approved as a part of the Downtown Overlay plan, subject to approval by the Town Engineer, Mecklenburg LUESA and NCDOT (if applicable). [Formerly §153.096(C)]
- d. EMERGENCY ACCESS DRIVEWAYS. Emergency access driveways may be created when such locations will allow for a necessary alternate access into a site specifically included as part of approved zoning conditions in a Parallel Traditional or Conditional-Only zoning district. Emergency access driveways may be paved within the right-of-way, when required by NCDOT on state maintained roads. Emergency access driveways shall primarily use a solid subsurface with natural cover, such as concrete porous blocks subsurface and grass cover, and may be crossed with a removable or breakaway barricade, gate, bollards, or other method to prevent general public use. Where a gate is employed, it shall meet the Town's Gated Communities Ordinance. [Formerly § 153.096(D)]
- e. DRIVEWAY PERMIT REQUIRED. Any person desiring to construct a driveway or other connection within the right-of-way of a public street must secure a permit prior to start of construction. Failure to secure a permit prior to construction may result in the removal of the improvements at the expense of the property owner and/or developer, and may result in the denial of access at that location. All driveways must conform to design and construction standards established by the Town and NCDOT if applicable. Nothing in this section exempts any person from complying with any regulations or requirements of the state regarding driveway connections to state maintained roads, nor does compliance with all state regulations exempt any person from the provisions of this section. In cases where these regulations may overlap or conflict, the more restrictive provision shall control. The granting of a driveway permit by the Town Public Works Department does not insure the granting of a state permit; however Mecklenburg LUESA will evaluate all applications under both sets of regulations and advise the applicant if a problem exists which may result in the rejection of the request. [Formerly § 153.096 initial paragraph and § 153.096(F)]